



OFFICIAL RECORDS OF  
PINAL COUNTY RECORDER  
Virginia Ross  
Electronically Recorded

DATE/TIME: 01/17/2020 1425  
FEE: \$30.00  
PAGES: 2  
FEE NUMBER: 2020-004822

RECORDING REQUESTED BY  
Magnus Title Agency LLC  
AND WHEN RECORDED MAIL TO:  
ALEJANDRO CASTANEDA  
6726 E. LUSH VISTA VIEW  
FLORENCE, AZ 85132

ESCROW NO.: 08100458 - 831 - CZH

SPACE ABOVE THIS LINE FOR RECORDER'S USE

### Disclaimer Deed

EXEMPT ARS 11-1134 B-3

WITNESSETH THIS DISCLAIMER DEED, made by  
**Julia Castaneda, Spouse of Alejandro Castaneda**  
hereinafter called "the undersigned" to  
**Alejandro Castaneda, a Married Man as His Sole and Separate Property**  
hereinafter called "the spouse;"

WHEREAS:

1. The spouse has acquired title to the following described property, situated in **Pinal County**, State of **ARIZONA**, to-wit:  
Lot 113, of **THE OASIS AT MAGIC RANCH – UNIT I**, according to the plat of record in the office of the County Recorder of Pinal County, Arizona, recorded in Cabinet D, Slide 52.
2. The property above described is the sole and separate property of the spouse having been purchased with separate funds of the spouse.
3. The undersigned has no present right, title, interest, claim or lien of any kind or nature whatsoever in, to or against said property. This instrument shall also constitute a waiver, by the undersigned, in favor of any mortgagee, deed of trust beneficiary or deed of trust trustee of any right to file a declaration or claim of homestead affecting the above described property.
4. This instrument is executed not for the purpose of making a gift to the spouse, but solely for the purpose of clearly showing of record that the undersigned has and claims no interest in and to said property, the undersigned expecting third persons to rely on this disclaimer.

NOW, THEREFORE, in consideration of the premises, the undersigned does hereby disclaim, remise, release and quitclaim unto the spouse and to the heirs and assigns of said spouse forever, all right, title, interest, claim and demand which the undersigned might appear to have in and to the above described property.

1-6-2020  
Dated this ~~1/4/2020~~ <sup>1-6-2020</sup>

Julia Castaneda  
Julia Castaneda

State of ARIZONA } ss:  
County of Pinal

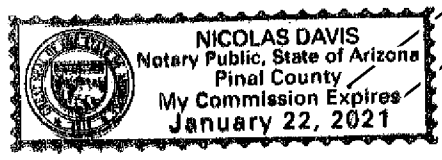
On January 6th 2020, before me,  
The Undersigned NICOLAS DAVIS  
a Notary Public in and for said County and State, personally  
appeared Julia Castaneda

FOR NOTARY SEAL OR STAMP

personally known to me (or proved to me on the basis of  
satisfactory evidence) to be the person(s) whose name(s) is/are  
subscribed to the within instrument and acknowledged to me  
that he/she/they executed the same in his/her/their authorized  
capacity(ies), and that by his/her/their signature(s) on the  
instrument the person(s), or the entity upon behalf of which the  
person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Signature NICOLAS DAVIS



DEED